

APPLICATION FORM

CALIFORNIA READING AND LITERACY IMPROVEMENT AND PUBLIC LIBRARY CONSTRUCTION AND RENOVATION BOND ACT OF 2000 FUNDS

Administered by the California State Library, Office of Library Construction

The applicant local jurisdiction, pursuant to the Education Code, Title 1, Division 1, Part 11, Chapter 12, Articles 1-3, sections 19985-20011 and Title 5, Division 2, Chapter 3, sections 20430-20444 of the California Code of Regulations, hereby makes application for a state matching grant for the construction or remodeling of the public library facility described herein and in all supporting documents:

APPLICATION FORM INSTRUCTIONS:

- ✉ Limit comments throughout the entire form to the space provided unless otherwise stated.
- ✉ Single space responses, limiting type size to no smaller than 11 points if using a computer, or 12 pitch (elite) if a typewriter is used.
- ✉ Attachments shall not be accepted unless required by regulation or called for in the application form.
- ✉ Applicants shall submit a completed Application Form and six additional copies of the form.

(See section 20440 for complete application submittal requirements)

PROJECT IDENTIFICATION

1. Official Name of Project: > Redwood Shores Community Library

2. Type of Applicant Jurisdiction: > (Check one only)

City: ☒ County: ☐ City/County: ☐ District: ☐

3. Grant Applicant Name: > City of Redwood City

Legal name of jurisdiction that will own building

(For multipurpose projects, list the legal name of the jurisdictions that will own the public library portion of the multipurpose building.)

4. Authorized Official of the Applicant Jurisdiction: > Richard S. Claire

Mayor, Chairperson of Board of Supervisors, Head of Special District, authorized to sign the application

Title: > Mayor, City of Redwood City

Phone: > 650.306.3215

E-mail: > phowe@redwoodcity.org

Address: > 1017 Middlefield Rd.

Redwood City, CA 94063

5. Project Coordinator: > Magda Gonzalez

Name of individual who will have administrative control over the project for the applicant local jurisdiction

Title: > Assistant to the City Manager

Phone: > 650.780.7302

E-mail: > mgonzalez@redwoodcity.org

Address: > 1017 Middlefield Rd.

Redwood City, CA 94063

6. Alternate Project Contact Person: > Brian Lee

If the project coordinator is unavailable, the contact person shall be authorized to act in the capacity of the project coordinator.

Title: > Senior Civil Engineer, City of Redwood City Phone: > 650.780.7391

E-mail: > blee@redwoodcity.org

Address: > 1017 Middlefield Rd.
Redwood City, CA 94063

7. Head of Planning Department: > Michael Church

(For the applicant jurisdiction, if applicable. Special Districts are exempt.)

Title: > Planning Manager, City of Redwood City Phone: > 650.780.7235

E-mail: > mchurch@redwoodcity.org

Address: > Planning Department, 1017 Middlefield Road
Redwood City, CA 94063

8. Head of Public Works or General Services Department: > Peter Ingram

If Applicable: Head of Public Works or General Services Department for the applicant jurisdiction. Special Districts are exempt.

Title: > Public Works Service Director, City of Redwood City Phone: > 650.780.7466

E-mail: > pigram@redwoodcity.org

Address: > Public Works Services Department, 1400 Broadway
Redwood City, CA 94063

9. Operating Library Jurisdiction: > Redwood City Public Library

Legal name of library that will operate the public library.

10. Library Director Name: > Yvonne Chen

Public library director for the library jurisdiction that will operate the public library.

Title: > Library Director, Redwood City Public Library Phone: > 650.780.7060

E-mail: > chen@plsinfo.org

Address: > 1044 Middlefield Rd.
Redwood City, CA 94063

11. Alternate Library Contact Person: > Linda Hedges

If the library director is unavailable, the contact person shall be authorized to act in the capacity of the library director.

Title: > Community Libraries Division Mgr., Redwood City Public Library Phone: > 650.780.7031

E-mail: > hedges@plsinfo.org

Address: > 1044 Middlefield Rd.
Redwood City, CA 94063

12. Library Building Program Consultant: > 1. Ron Dubberly and 2. June Garcia

(If applicable)

Title: > 1. President 2. Managing Partner, Dubberly Garcia Associates Phone: > 404.264.0072 (R. Dubberly)

E-mail: > rond@dubberlygarcia.com , jgarcia@dubberlygarcia.com

Address: > Ron Dubberly: 4288 Glengary Drive N.E. June Garcia: 1195 South Harrison St.
Atlanta, GA 30342 Denver, CO 80210

13. Technology Planning Consultant > N/A

(If applicable)

Title: > _____ Phone: > _____

E-mail: > _____

Address: > _____

14. Project Architect: > Pamela Anderson Brulé, AIA **License #** > C 23122

Providing construction budget estimate and/or conceptual plans.

Title: > Principal, Anderson Brulé Architects, Inc. Phone: > 408.298.1885 ext. 223

E-mail: > pamela@aba-arch.com

Address: > 325 South First Street, 4th Floor

San José, California 95113

15. Project Manager: > Brad Cox, AIA

(If applicable)

Title: > Associate, Anderson Brulé Architects, Inc. Phone: > 408.298.1885 ext 224

E-mail: > brad@aba-arch.com

Address: > 325 South First Street, 4th Floor

San José, California 95113

16. Construction Manager: > N/A

(If applicable)

Title: > _____ Phone: > _____

E-mail: > _____

Address: > _____

17. Construction Cost Estimator: > Gary Holland

(If applicable)

Title: > Davis Langdon Adamson Phone: > 916.444.5794 ext 18

E-mail: > gholland@dladamson.com

Address: > 1395 Garden Highway, Suite 150

Sacramento, CA 95833

18. Hazardous Materials Consultant: > _____

(If applicable)

Title: > _____ Phone: > _____

E-mail: > _____

Address: > _____

19. Project Interior Designer: > Brad Cox, AIA

(If applicable)

Title: > Project Architect, Anderson Brulé Architects, Inc. Phone: > 408.298.1885 ext. 224

E-mail: > brad@aba-arch.com

Address: > 325 South First Street, 4th Floor, San José, California 95113

TYPE OF PROJECT

New Public Library Building

1. Construction of a New Public Library Building
2. Conversion of an Existing Building into a New Public Library Building
3. Conversion and Expansion of an Existing Building into a New Public Library

Gross Total Project Square Footage

> 22,558 SF

> SF

> SF

(Include both new & remodeled square footage.)

Gross Square Footage

Remodeling: > SF

Expansion: > SF

Priority:

☒ First Priority "Joint Use"

☐ Co-Location Joint Use

☒ Joint Venture Joint Use

☒ Computer Center

☐ Shared Electronic/Telecommunications

☒ Family Literacy Center

☐ Subject Specialty Center

☒ Homework Center

☐ Career Center

☒ Other similar collaborative library services with direct benefit to K-12 students

Specify: > Interpretive Center

☐ Second Priority "All Others"

Existing Public Library Building

4. Remodeling an Existing Public Library Building
5. Remodeling and Expansion of an Existing Public Library Building

Gross Total Project Square Footage

> SF

> SF

(Include both new & remodeled square footage.)

Gross Square Footage

Remodeling: > SF

Expansion: > SF

☐ First Priority

A public library project in the attendance area of a public school that has inadequate infrastructure to support access to computers and other educational technology.

"Inadequate infrastructure" is defined as an incoming telecommunication connection to a school building of equal to or less than 512 thousand bits per second (512K bps)

Name of Public School: >

☐ Second Priority "All Others"

Field Act Applicability (Joint use projects only)

6. Is the project subject to the Field Act?

>

YES ☐ NO ☒

Multipurpose Buildings (Multipurpose Building Projects Only)

Is the project a Multipurpose Building?

>

YES ☐ NO ☒

(A multipurpose building is a multi-occupant facility, part of which is a public library and part of which is used for other purposes.)

Types of Multipurpose Building Uses & Square Footage Allocations

Space Use	SQ FT	%
1. Dedicated to Public Library Use <small>(Including Public Library / School Library Use, if Joint Use Project)</small>	> _____ SF	0 <small>Line 1 SF divided by (Line 1 SF + Line 3 SF)</small>
2. Dedicated to "Other" Uses	<u>SQ FT</u>	
A. Specify > _____	_____ SF	
B. Specify > _____	_____ SF	
C. Specify > _____	_____ SF	
D. Specify > _____	_____ SF	
E. Specify > _____	_____ SF	
F. Specify > _____	_____ SF	
G. Specify > _____	_____ SF	
H. Specify > _____	_____ SF	
3. Subtotal: Dedicated to "Other" Uses	> 0 SF <small>Add Lines 2A SF thru 2H SF</small>	0 <small>Line 3 SF divided by (Line 1 SF + Line 3 SF)</small>
4. Common Areas ¹		
5. Subtotal: Total of Common Areas ¹	> _____ SF <small>Must equal Line 6 SF + Line 7 SF</small>	
	<u>SQ FT</u>	
6. Public Library Pro Rata Share of Common Areas ¹	> 0 SF <small>Line 5 SF x % in Line 1</small>	
7. "Other" Uses Pro Rata Share of Common Areas ¹	> 0 SF <small>Line 5 SF x % in Line 3</small>	
8. TOTAL MULTIPURPOSE BUILDING SQUARE FOOTAGE	> 0 SF <small>Add Lines 1SF, 3 SF, & 5 SF</small>	
9. SF ATTRIBUTABLE TO PUBLIC LIBRARY USE	> 0 SF <small>Line 1 SF + Line 6 SF</small>	

¹ "Common Areas" are those areas of a multi-occupant building that are shared by all occupants, such as lobbies, vestibules, mechanical rooms, restrooms, custodial areas, delivery, shipping and receiving areas, loading docks, kitchenettes, auditoriums, meeting rooms, conference rooms, and storage areas that are used by all parties of a multipurpose building.

PROJECT PLANNING INFORMATION

Population Growth

When providing the 1980, 2000, and 2020 population figures below, the applicant shall count only those residents:

- (a) Within the official boundaries of the applicant jurisdiction, and
- (b) Within the service area of the proposed project, but
- (c) Exclude all people living within the boundaries of other special district, county, or city public library service areas, for which there is no public library service contract with the applicant.

All Projects:

1. **Public library project's service area 1980 population:** > 4,199
2. **Source:** > U.S. Census Bureau, Census 1980, Table P-1
3. **Population Percentage Change from 1980 to 2000:** > 154%
4. **Public library project's service area 2000 population:** > 10,648
5. **Source:** > U.S. Census Bureau, Census 2000
6. **Population Percentage Change from 2000 to 2020:** > 12%
7. **Public library project's service area 2020 population:** > 11,926
8. **Source:** > ABAG (Association of Bay Area Governments) Projections 2002 (for San Mateo County applied)

Joint Use Projects (Both Co-location & Joint Venture Projects):

9. **Project's public school attendance area(s) 1980 student population:** > 726
10. **Source:** > U.S. Census Bureau, Census 1980, Table P-1, Age Composition 5 to 19 years
11. **Population Percentage Change from 1980 to 2000:** > 89%
12. **Project's public school attendance area(s) 2000 student population:** > 1,370
13. **Source:** > U.S. Census Bureau, Census 2000, Summary File 1 Age Composition 5 to 19 years
14. **Population Percentage Change from 2000 to 2020:** > 10%
15. **Project's public school attendance area(s) 2020 student population:** > 1,507
16. **Source:** > National Center for Education Statistics, 2012 Projected % Change K-12 Enrollment for California

Existing Library Facility Square Footage

Existing Public Library:

1. The current gross square footage of the existing public library(s) being replaced is:

> _____ 0 SF
If no existing public library facility, enter "0."

Existing School Library: (Co-located Projects Only)

2. The current gross square footage of the existing school library(s) being replaced is:

> _____ SF
If no existing school library facility, enter "0."

Library Facilities Master Plan

Describe the relationship of the proposed project to other existing or planned library facilities for the jurisdiction.

The Redwood City Public Library, through its Main Library and two branches, serves Redwood City's current population of 75,402 residents. The Redwood City Public Library was founded in 1865 with funds raised by private subscription for a reading room located on Main Street. In 1889 a Library association was formed to establish a public Library supported by municipal and private funds. A 1900 city ordinance established a free library, and a new library building was built in 1906 on the corner of Broadway and Jefferson with City funds and a grant from the Carnegie Foundation. A larger library building was constructed in 1938 on the corner of Jefferson and Middlefield Roads to accommodate the Library collection, which outgrew the 1906 building.

In 1988, the historic landmark, Fire Station No. 1, provided the facade and the framework for the new Main Library building. That now shares a plaza with Redwood City's City Hall in the heart of downtown Redwood City. The 47,000 square foot facility houses the Vollmayer Local History Room, the Project READ Literacy Program, and a Community Meeting Room seating at least 100.

Funds from a private donation were used to construct the Schaberg Community Library on the campus of Roosevelt Elementary School in 1957. The Schaberg Community Library is scheduled for renovation during the 2002-2005 Redwood City Public Library Strategic Plan timeframe.

The Fair Oaks Community Library opened in 1974 as a part of the City's Fair Oaks Community Center. It serves the Spanish-speaking community in the unincorporated Fair Oaks area. In 1995 the Fair Oaks Library moved to a larger facility shared with the San Mateo County Human Services Agency. This facility now operates in partnership with the Joint Powers Authority of San Mateo County Public Library.

A library in Redwood Shores has been envisioned for some time as completion of the 'system' within Redwood City - serving the geographically disenfranchised peninsular community across the divisive barrier of Highway 101. The library could serve to more fully connect this community to the rich resources and history of quality service provided by the Redwood City Public Library.

Specific service and facility oriented improvements to the existing libraries in Redwood City, planned for in the 2002-2005 Library Strategic Plan and applicable to the planning of the Redwood Shores Community Library, include the following: improve facilities for offering computer classes at all locations, provide space for informational exhibits on topics of interest or controversy, install cable access in community rooms, redesign public notice spaces, redesign signage for navigability, renovate Schaberg for accessibility and youth activities, provide adequate and convenient parking, incorporate a cafe in the Main Library, work with Community Development to promote appropriate activities on the Main Library plaza, and open a Teen Homework Center at Main. Collectively, these improvements seek to support attainment of the following goals for service priorities established in the Strategic Plan: Teach Redwood City residents the skills to find, evaluate and use information effectively, provide a place to foster civic engagement in the library, market the Library as a gateway to all community activities, make libraries safer, friendlier, and more comfortable for people to use, and actively support the efforts of students from pre-school through college.

The staff, through the planning process for the Redwood Shores Community Library, has identified a number of concepts that can be integrated into the current operations and service delivery at the Main Library and both branches. The cooperative agreements with the school districts that serve the Redwood Shores community will serve as models for further collaboration with the school districts that serve the populations at Main, Schaberg and Fair Oaks.

Age of the Existing Library Facility

See Definition of "Existing Public Library," section 20430.

All Projects

1. When was the existing public library building(s) that will be replaced or improved built? > N/A Year
If no existing public library facility, enter "N / A"

If proposed project will replace more than one building, list the oldest of the buildings.

Co-Located Joint Use Projects Only

In addition to the information listed above:

2. When was the existing school library building(s) that will be replaced or improved built? > N/A Year
If no existing school library facility, enter "N / A"

If proposed project will replace more than one building, list the oldest of the buildings.

Condition of the Existing Library Facility

See Definition of "Existing Public Library," section 20430.

All Projects

3. When was the most recent structural¹ renovation or expansion of the existing public library building(s) that is to be replaced or improved by the proposed project? > N/A Year
If no existing public library facility, enter "N / A"

If proposed project will replace more than one building, list the oldest of the buildings.

Co-Located Projects Only

In addition to the information listed above:

4. When was the most recent structural¹ renovation or expansion of the existing school library building(s) that is to be replaced or improved by the proposed project? > Year
If no existing school library facility, enter "N / A"

If proposed project will replace more than one building, list the oldest of the buildings.

¹ Pertaining to the load bearing elements of the building

SITE INFORMATION

Ownership and Availability

Site

1. Is the library site currently owned by the applicant?

Yes ☒ No ☐

2. Will the library site be owned by the applicant?

Yes ☒ No ☐

3. Will the library site be leased by the applicant?

Yes ☐ No ☒

4. If the library site will be leased, provide the name of the owner: > _____

5. Was the site acquired with funds from the "Class Size Reduction Kindergarten-University Public Education Facilities Bond Act of 1998"?

[See Education Code section 19995(c)]

Yes ☐ No ☒

6. Is the site currently dedicated to the operation of a public library?

Yes ☐ No ☒

Building *(For Conversion Projects Only)*

7. Is the building to be converted currently owned by the applicant?

Yes ☐ No ☐

8. Will the building be owned by the applicant?

Yes ☐ No ☐

Title Considerations

Site

9. Are there any exceptions to marketable record title?

Yes ☐ No ☒

Building *(For Conversion Projects Only)*

10. Are there any exceptions to marketable record title?

Yes ☐ No ☐

Appraisal

(No appraisal is required if the value of the land or building will not be claimed as an eligible project cost or a local matching fund credit.)

Site

11. What is the appraised value of the library site?
(or library portion of site, if multipurpose project)

> \$ 3,860,000

12. Does the appraiser have a State Certified General Real Estate Appraiser's License?

Yes ☒ No ☐

Building *(For Conversion Projects Only)*

13. What is the appraised value of the building?
(or library portion of site, if multipurpose project)

> \$

14. Does the appraiser have a State Certified General Real Estate Appraiser's License?

Yes ☐ No ☐

Site Use Potential

Accessibility

Describe the accessibility of the proposed site for the residents in the library service area:

Equal Access

Discuss the site's accessibility to all parts of the library service area and its location in relationship to the geographic center of the library service area. Discuss any natural and artificial barriers that may impede access to the site.

Redwood Shores is a fairly isolated community that is physically detached from the City of Redwood City. The community resides approximately 2 miles north of Redwood City, along the east side of US 101, while the rest of Redwood City is on the west side of US 101, 2 miles to the south. Two freeway exits serve Redwood Shores and are the only two means of ingress and egress for Redwood Shores; these are Redwood Shores Parkway and Marine Parkway.

The project site was a point of great community involvement. Over a series of 4 open Community Forums, city staff and residents developed criteria for the site. The proposed project site is so conveniently accessible to all within the library service area, that the community members named this site as a "Gateway to Redwood Shores". Within the geographic area of the service population, the site is located to the far west of the center. Locating the library at the geographic center might actually become a barrier to use as it would move the library away from the most heavily used pedestrian and vehicular transportation routes. Locating the library east of the geographic center would create a more restrictive barrier, because of the community's peninsular shape. All those who travel to and from Redwood Shores use one of two routes in or out, as stated above. Siting the library at this gateway enhances its accessibility to everyone in the community.

The project site is strategically situated along a primary pedestrian path system that traverses the entire community of Redwood Shores. The Belmont Slough, a tidal wetland, provides a physical border that defines the perimeter of Redwood Shores and provides this pathway to the community. This heavily used system of pedestrian pathways enables walkers, runners and bicyclists to traverse through the community. Approximately 1,100 feet of the path defines the project site's western edge. Not only is the site's accessibility ideal for the residents, but the site is also conveniently located for use by employees of the neighboring office parks, such as Electronic Arts and Oracle.

Public Transit Access



Number of public transit stops located within 1/4 mile of site: >

4

If public transit is available in the library service area, describe the various public transit access opportunities for the site. If no public transit is available in the library service area, enter "No Public Transit Service."

A new bus stop will service the library site at the corner of Marine and Bridge Parkways. This idea was generated in the Community design process and will be funded by the City of Redwood City. Library users will be able to exit the bus directly onto a paved sidewalk that leads directly to the library entry plaza.

Marine Parkway is currently serviced by two SamTrans bus routes, route 260 and express bus NX (Redwood Shores - San Francisco). Bus Route 260 stops at Island Drive, which is approximately one-quarter mile away from the site. Additionally, three buses, which are serviced by Caltrain as shuttles, stop near the proposed site. The Redwood Shores Clipper and the Redwood Shores Bridge Employer Shuttle provide access from the San Carlos Caltrain Station to various offices along Twin Dolphin Drive, Marine Parkway, Bridge Parkway, and the Redwood Shores Parkway. The Redwood Shores Bridge Employer Shuttle stops directly at the site. Finally, the Oracle Employer Shuttle provides service from the Belmont Caltrain station. These shuttles are free and open to the general public. The shuttles operate in the morning before 9 am and after 3 pm. The shuttle stops at the Library site, at the intersection of Marine Parkway at Bridge Parkway.

Pedestrian & Bicycle Access

Describe other access opportunities such as pedestrian walkways and bicycle paths. Discuss plans for amount and location of bicycle parking, including local ordinance requirements.

The library site is adjacent to the Belmont Slough, along which runs a path of the Bay Trail. This trail serves both pedestrians and cyclists north and south of the site. Pedestrians and cyclists can easily access the library from the west entrance along the levee path through a deck joining the Library to the levee. A paved walkway is provided from the path on the north side to the front of the library parking lot, where 14 bicycle stalls are available. The Redwood City Zoning Ordinance requires 1 bicycle space per 5,000 square feet of floor area, for a minimum six spaces required.

From the north, pedestrians have direct access, via a sidewalk, to the front of the building. Pedestrians from Redwood Shores (on the east) can access the main entrance through one of two paths, one from Marine Parkway, and one from Bridge Parkway. Both paths require crossing only one vehicular drive. The path from Marine Parkway also services pedestrians from the proposed bus stop. From the south, pedestrians can access the building either by approaching from the path, or by traveling on the sidewalk (east side of Marine Parkway) and crossing at the light on Bridge Parkway.

Automobile Access

Describe the site's accessibility by automobile for residents of the library service area. Take into consideration traffic, traffic systems, and availability of curb cuts.

The intersection of Marine Parkway and Bridge Parkway is currently serviced by existing signal lights and crosswalks. This intersection was improved in 1999, where additional turn lanes and planted medians were constructed. The primary automobile entrance is accessed along Marine Parkway. This entrance is accessible from a right turn lane, which also serves as cutaway access to the new city bus line. Vehicles can turn right into the site and turn right out of the site onto Marine Parkway. A prominent driveway entrance leads automobiles directly to the turnabout that facilitates safe and convenient pedestrian pick-up and drop-off, which is separate from the parking area. This entrance also has direct access to the drive-up book return, separate staff parking, and accessible vehicle parking.

Two additional driveways service the site for increased vehicular access. An existing median on Bridge Parkway facilitates a vehicular entrance into the site from the north end. Vehicles can turn left or right into the site from Bridge, and make a right turn out of the site onto Bridge from this northernmost driveway. A second entrance is provided further east on Bridge Parkway. At this entrance, vehicles can turn right into the site from Bridge Parkway or turn right out of the site onto Bridge Parkway.

Proximity to Major Thoroughfares

List the major arterial routes in the library service area with the most recent traffic counts (number of vehicles per day):

	<u>Street Name</u>	<u>Number of Blocks from Site</u>	<u>Traffic Count</u>	<u>Count Date</u>
1. >	Bridge Parkway	0	7,500	12/11/02
2. >	Marine Parkway	0	16,000	12/11/02
3. >	U.S. 101	4	220,000	06/30/00
4. >				

Library Automobile Parking

1. Number of library parking spaces available off street, on library site..... > 121 spaces
2. Number of library parking spaces available off street, off library site..... > 0 spaces
(within 500 feet of front door)
3. Number of parking spaces available on street..... > 0 spaces
(within 500 feet of front door)
4. Total Number of Spaces Available for Library Parking..... > 121 spaces

Zoning Requirements

5. Number of on-site library parking spaces required by local zoning..... > 119 spaces
6. Was a zoning variance or waiver obtained for the project for parking?..... > Yes ☐ No ☒
7. If so, by how many spaces were the parking requirements reduced?..... > _____ spaces
8. Provide number of square feet per parking space as required by local zoning..... > 148 SF
9. If no local zoning requirement, provide the average number of square feet per parking space used in the project calculations..... > _____ SF

Automobile Parking to Building Square Footage Ratio

10. Calculate:
$$\frac{\text{\# of Square Feet of Parking}}{\text{\# of Square Feet of Building}} = \frac{18,341 \text{ SF}}{22,558 \text{ SF}} = 0.81 \text{ SF of Parking / 1 SF of Building}$$

Example:
$$\frac{\text{\# of Square Feet of Parking}}{\text{\# of Square Feet of Building}} = \frac{15,000 \text{ SF}}{10,000 \text{ SF}} = 1.50 \text{ SF of Parking / 1 SF of Building}$$

Library Bicycle Parking

11. Total Number of Spaces Available for on-site Library Bicycle Parking..... > 14 spaces

Parking Rationale

Describe the rationale behind the amount of parking that will be available for the project, including: (1) the location of the automobile parking (on-site or off-site), both within and beyond 500 feet of the library entrance; (2) local zoning requirements; (3) the availability of public transportation; (4) bicycle parking and bicycle and pedestrian paths; and (5) any other considerations impacting automobile parking requirements including, but not limited to, parking partnerships with shared use agreements.

The new library will be serviced by 121 total parking spaces, all of which are dedicated to library services, located onsite and within 500 of the library entrance. The lot is situated between Bridge Parkway and the main entrance plaza and is visible from the street, providing easy access to the building. Staff parking is defined separately from the public parking area and located adjacent to Marine Parkway, near the staff entrance.

The Redwood City Zoning Ordinance requires 1 space per 1,000 square feet of Library area; 1 space per 50 square feet of Meeting Room area; and 1 space per 250 square feet of office area. Of the total parking spaces required, 40% may be compact (7'-6" x 16'-0"), with the balance of spaces being standard spaces (9'-0" x 18'-6"). Therefore, a total of 119 parking spaces are required, and 121 are provided.

This project site (as with most sites in Redwood Shores) is within the jurisdiction of the San Francisco Bay Conservation Development Commission (BCDC). This state agency will require that 5 additional parking spaces be provided for trail use, and demarcated separately from the library parking lot. (These spaces are identified as ineligible costs within the Projected Construction Cost Estimate, and are located on the northernmost tip of the site).

Fourteen bicycle stalls (6 required) are provided along with seven motorcycle parking spaces (7 required). The Redwood City Zoning Ordinance requires 5% of the required parking spaces to be designated for motorcycle parking.

The project's energy-efficient goals provide some additional parameters in regards to parking by vehicles, bicycles and motorcycles. Approximately 50% of the library parking lot will be shaded from direct sun by tree canopies within 5 years of opening. This will help to reduce the heat islands that occur at large paved areas, and provide a more pleasant experience for library users. Further, the library will assign specific parking spaces to hybrid or electric vehicles, and for carpool vehicles.

Visibility

Describe how visible and prominent the public library building will be within the library service area.

The Library site is located along one of the only two entries into the Community. The community named this site "The Redwood Shores Gateway." The prominent features of the design are the reading room on the south, the main entrance, and the community room on the north. The reading room faces Marine Parkway with a prominent height to maximize visibility. This is the first visible element of the Library when approaching from US 101. The building is raised from grade to improve visibility, both into and out of the site. The adjacent Oracle Towers are visible from US 101. Currently, residents anecdotally offer directions to their community using the Oracle Towers a visual cue to exit the freeway.

A vehicle traveling from US 101 along Marine Parkway will have full view of the library for approximately a quarter mile as they travel around the sweeping arc defined by the Slough. For this period of time, the Library will be the dominant architectural element in view. At night, this area will be lighted from within, with the light shining out from the windows, creating a "beacon" effect from the library, further enhancing the visibility. The Library service area towards Marine Parkway is screened off from the street by existing and proposed trees, as well as a site wall along Marine.

Community Context & Planning

Describe the proximity of the proposed site to other facilities and areas of the community, and how that proximity enhances the use of the library by the residents in the library service area. Describe the appropriateness of the proposed site including whether the proposed library project will contribute to the establishment, redevelopment, or revitalization of a community or downtown core, business district, or neighborhood. Describe how the proposed library is connected to other uses, including public use facilities, by a full range of transportation and pedestrian options.

The proposed site is located at a 'gateway' to the community - on one of only two roads that provide entrance to or exit from Redwood Shores. The site serves as transition from the business and commerce oriented uses on its west side to the residential use to the east, and is therefore well-located to welcome and invite whole community use – to include both corporate and residential.

The only other community oriented facility, other than the Fire Station, is the Sandpiper Elementary School, located at the farthest east end of the community. Through partnering with the School District, Redwood Shores residents are able to use the Sandpiper facilities for meetings and activities when not designated for school use.

The Redwood City Public Library is part of the Peninsula Library System, a cooperative system in San Mateo County, and this library will become the only easily accessible library on the east side of 101. For these residents, other libraries in the region are a destination, rather than being a part of the fabric of the community. Residents have discussed their desires to incorporate use of the library into their 'daily lives' – on the way to and from school, work, play, and the store. School children must be shuttled to and from other libraries outside of the community, which means a 'special trip' incorporated into already hectic schedules. The children who participated in the community outreach lamented that they do not get to go to the library as often as they would like, because it is such a hassle to get there. There are no other spaces within the community to meet their after school and weekend learning needs.

The comprehensive bike path that connects with Bear Island and across 101, with a planned pedestrian and bike overpass that is planned for the Ralston interchange, increases the range in which people can access the library. The library provides connection to paths and water through a public facility – the building is designed to connect to a network of established and well utilized paths (both pedestrian and bicycle) and parks within the community.

Site Selection Process

Describe the site selection process including community and planning department involvement, consultant assistance, as well as any other pertinent activities associated with determining the best site for the library project.

Realistically, there is only one available, undeveloped site within the community, which the City owns. In determining the available sites, the City staff, Community Advisory Committee and consultants reviewed adaptive re-use of other sites and facilities, to include conversion of parks and commercial property to library use. However, the community's land utilization was planned and is balanced, providing for a wealth of park acreage and an appropriate amount of commercial and corporate use. Redefining these uses seriously impacts either the available recreation space or tax revenue base. City staff therefore recommended to Council and the community to leverage the opportunities present at the Marine and Bridge site.

Site Selection Summary

Describe why the proposed site was selected and why it is the best available location for the proposed public library project. If there are problems with the proposed site, are there mitigating circumstances that lessen the negative impact of the problem or problems? Describe any proposed design solutions that may moderate the site's drawbacks.

The proposed site for the community library is a 3.54-acre triangular parcel at the corner of Marine Parkway and Bridge Parkway, backing up to the Belmont Slough. This parcel is zoned PF (Public Facility), meaning that any development of the land must be for public use. The parcel's size, shape, and proximity to the slough limit the size and 'footprint' of any building on the site, and therefore limits the appropriate land utilization. In reality, the site is the only undeveloped, developable, property within Redwood Shores not dedicated to park use. Other City-owned lands in the Shores include 69 acres of parks, a fire station, a public works maintenance facility, and Sandpiper Community Center – none of which are realistic for library use without impracticable and major reconfiguration of existing facilities.

City staff feel this is the most feasible, reasonable, and sensible site within Redwood Shores for a new library – it would not require the loss of any park lands or relocation of any facilities; it is on an arterial roadway offering good access; it is not surrounded by residences; and is of an appropriate size to reasonably accommodate a library and parking. Staff believes that this site offers the highest and best use for a Library with the opportunity to leverage the value of this parcel to meet the library service needs of the community.

The concept of 'last developable parcel' has been a cause for community dialogue around its highest and best use. "What should we spend it on?" Ultimately, through deep discussion centered on the multitude of community needs, the site has been embraced and supported by the community as the place for 'their library' - one which supports formal education, provides recreational reading opportunities, and will be a place for the community to engage, interact, and learn together.

Site Description

Size

The total square footage of the library site should equal the square footage shown in 1 through 8 below:

All Projects (Except Multipurpose Buildings)

Square Footage

1. Proposed Library Building Footprint ¹	>	22,558 SF
2. Proposed Library Surface Parking Lot	>	49,045 SF
3. Proposed Library Parking Structure Footprint ¹	>	0 SF
4. Future Library Building Expansion Footprint ¹	>	0 SF
5. Future Library Parking Expansion	>	0 SF
6. Required Local Zoning Set-Backs	>	41,840 SF
7. Desired Aesthetic Set-Backs & Amenities	>	8,678 SF
8. Miscellaneous & Unusable Space	>	32,396 SF
9. Total Square Footage of Library Project Site	>	154,517 SF
10. Proposed Under-Building Parking	>	0 SF

¹ "Footprint" means the square footage of surface area of the site that a building or structure occupies. For example, a single story 10,000 square foot building would have a 10,000 square foot footprint, but a two-story 10,000 square foot building with 5,000 square feet on each level would have a footprint or 5,000 square feet.

Multipurpose Building Projects Only

	A	B	C	D
	Library²	Library Portion	Other³	Other³
	Dedicated	of Common	Common	Dedicated
	SQ FT	SQ FT	SQ FT	SQ FT
1. Proposed Building	>			
2. Proposed Surface Parking Lot	>			
3. Proposed Parking Structure	>			
4. Future Building Expansion	>			
5. Future Parking Expansion	>			
6. Required Local Zoning Set-Backs	>			
7. Desired Aesthetic Set-Backs & Amenities	>			
8. Miscellaneous & Unusable Space	>			
9. Total Square Footage of Multipurpose Project Site	>			
10. Proposed Under-Building Parking	>			

² Library means that portion of the project that provides space for the delivery and support of public library direct services, including joint use school library services (co-location or joint venture).

³ "Other" uses means any other space that does not provide for the delivery and support of public library direct services.

Zoning

Classification

1. What is the current zoning classification of the site? > PF, Public Facility

2. Will the site have to be rezoned to build the project?

Yes ☐ No ☒

Variance or Waiver

3. Will a zoning variance or waiver be needed to build the project?

Yes ☐ No ☒

4. If so, list the date the variance or waiver has been or will be granted:

> _____
(Date)

Permits & Fees

Permit & Fees Identification

Provide a list of any site permits or fees that have been or will need to be obtained:

	<u>Permit or Fee</u>	<u>Cost of Permit or Fee</u>	<u>Date Obtained or will be Obtained</u>
5. >	SFBay Conservation and Development Commission	\$ 10,000	06/10/04
6. >	Utility Fees	\$ 150,000	08/05/05
7. >	Landscape Consultant Architectural Permit Review	\$ 1,500	08/05/05
8. >	PD Permit and Architectural Permit (City Sponsored)	\$ 0	06/10/04

Drainage

9. Is the site in the 100-Year Flood Plain?

Yes ☐ No ☒

10. Do any watercourses that require control drain onto the site?

Yes ☐ No ☒

11. Do any watercourses that require control drain off the site?

Yes ☐ No ☒

12. Is the storm sewer system currently adequate to prevent localized flooding of the site?

Yes ☒ No ☐

Describe any necessary mitigation measures regarding drainage.

All storm drainage that discharges into public waters is required to meet water quality standards outlined in recent National Pollution Discharge Elimination System Permit (NPDES) requirements. The building contractor will develop a Stormwater Pollution Prevention Plan (SWPPP) that details the best management practices to be employed, preventing pollutants from being discharged from the site in stormwater runoff. According to the City Engineering and Construction Department, the existing storm drain system that serves the Redwood Shores community and the project site has adequate capacity for the site's runoff. The existing perimeter levees surrounding Redwood Shores have already been upgraded to provide reliable flood protection for the entire Redwood Shores peninsula. Site drainage will be collected into both natural grass swales and catch basins located within the parking area; runoff directed to the catch basins would enter the City's storm sewer system.

California Environmental Quality Act (CEQA)

CEQA Litigation

Are there any unresolved legal actions pending against the project regarding CEQA compliance? If so, provide the case name, court number, and a brief explanation.

No, not applicable.

Energy Conservation

Describe what measures (include building design, solar orientation, materials, mechanical systems, natural ambient lighting, etc.) are planned to reduce energy consumption and operating costs for the library.

As requested by the Community, promoted by City Staff, and designed by the LEED Accredited Architects, the proposed library will be an energy-efficient and green building, integrating materials and methods that promote environmental quality, reducing both energy consumption and ongoing operating costs for the library. The proposed library is designed to meet the requirements for a US Green Building Council (USGBC) LEED Certified Building. This is achieved primarily through the building design in the following ways:

Site Planning: The selected site is neither in the 100-year flood plain, nor is it prime agricultural land. Bio-filtration swales will help to naturally remove sediments from the parking lot drainage prior to being released into the city's storm drain system. The project, through its intended link to pedestrian and bicycle paths strongly encourages access by walking or bicycling to the library site.

Water efficiency: Irrigation will be provided through high-efficiency irrigation technologies. Plumbing fixtures will have automatic sensor controls, reducing water use by up to 20%.

Energy Use: Through use of an under-floor air, power and telecom system, the library design is projected to surpass 2001 Title 24 energy requirements by over 25%. Natural daylighting through north-facing clerestory windows will decrease the overall heat loads, without introducing direct light into the spaces.

Materials and Resources: The architects have specified materials with high recycled content. Further, the contractor will be required to locally procure materials and furnishings wherever feasible.

Indoor Environmental Quality: Prior to occupation, the contractor will conduct a two-week flush-out period so that newly installed materials will off-gas. Low VOC adhesives and paints, and carpets that meet the Green Label program will be specified.

Historic Buildings

Historic Status

1. Was the existing building, if it is being renovated or expanded as part of the project, or any buildings on adjacent properties, built longer than 50 years ago?

Yes ☐ No ☒

Is the existing library building project, or any buildings on adjacent properties:

2. On the National Register of Historic Places?

Yes ☐ No ☒

3. A National Historic Landmark?

Yes ☐ No ☒

4. A National Monument?

Yes ☐ No ☒

5. On County or Municipal Historic Designation list?

Yes ☐ No ☒

6. On the California Register of Historical Resources list?

Yes ☐ No ☒

7. A California Historical Landmark?

Yes ☐ No ☒

8. A State Point of Historical Interest?

Yes ☐ No ☒

Federal Compliance

9. Will this project utilize Federal funds or require a permit or license from a Federal Agency?

Yes ☐ No ☒

10. If yes, has the review process required by section 106 of the National Historic Preservation Act been completed?

Yes ☐ No ☐

If not, please explain.

State Historic Preservation Office (SHPO)

1. Has the State Historic Preservation Office been contacted regarding the project?

Yes ☐ No ☒

If yes, summarize any comments received from SHPO. Does the project meet the Secretary of the Interior's Standards for the Treatment of Historic Properties? Please explain.

Local Historic Preservation Ordinance

2. Is there a local historic preservation ordinance that applies to the proposed project site or any adjacent properties?

Yes ☐ No ☒

If yes, briefly specify any applicable requirements or restrictions, such as height limits, etc. Further, describe any ways that the proposed project's conceptual design plans are not substantially in compliance with the local historic preservation ordinance.

Geotechnical Report

Identify and summarize any special geologic conditions, including, but not limited to, compressible and expansive soils, tunnels and mine shafts, unstable slopes, active seismic zones, excessive ground water and areas prone to liquefaction. Indicate if these conditions will prevent the use or significantly increase the cost of developing the site for a public library building.

According to the Lowney Associates Geotechnical Investigation, dated November 2002, the project site is feasible for the proposed library design, provided the project is designed in accordance with the preliminary recommendations presented in the geotechnical report. The predominant geological condition at this, and every site within Redwood Shores, is the existence of a deep layer of bay mud immediately under the topsoil layer. Therefore, the design provides for an extensive foundation system to address the existing soils conditions. A cost premium is associated with the foundation system of this building in comparison to a foundation system that might be designed for a flat inland site with ideal soils conditions. Since the entirety of the Redwood Shores Library Service Area exists on San Francisco Bay infill, a site with "ideal soils conditions" does not exist in Redwood Shores.

The primary geotechnical concern is the potential for substantial total and differential settlements of shallow foundations, such as spread footings or a reinforced concrete mat. To address this condition, the proposed foundation system is comprised of driven concrete piles.

Another concern is significant differential settlement between a pile-supported building and the ground adjacent to the building, due to the long-term settlement of the approximately twenty-two feet of highly compressible bay mud immediately under the existing fill materials blanketing the site. The bay mud will experience total and differential settlement due to the weight of new fill, and building and parking loads. Significant additional differential settlement is expected to occur in areas where the thickness of existing fill and any additional new fill varies abruptly, as well as in areas where building loads supported on fill vary abruptly. In order to minimize this potential, the building design provides for a consistent building height, and minimal differential massing of the structure.

Finish grading plans for the site, and the structural system of the building, are designed to minimize abrupt grade changes and irregular concentration of building loads to decrease differential settlement. The building is also located away from the raised levee, which is advised in the report.

Demolition

Describe any necessary demolition of structures and the associated costs involved with the site.

(If no demolition, indicate by "N/A")

<u>Structure(s) to be Demolished</u>	<u>Demolition Cost Estimate</u>
1. > Site Clearing, Demolition	\$ 51,961
2. > N/A	\$
3. > N/A	\$
4. > N/A	\$
5. > N/A	\$
6. > N/A	\$
Total Demolition:	> \$ 51,961

Utilities

Describe availability of utilities and associated costs if any utilities are not currently located within 100 feet of a property line of the site.

<u>Utility</u>	<u>Availability</u>	<u>Cost to bring Service to Site (Ineligible)</u>
1. Electricity	Yes <input checked="" type="radio"/> No <input type="radio"/>	> \$ _____
2. Fiber Optic Cable	Yes <input type="radio"/> No <input checked="" type="radio"/>	> \$ _____ 0
3. Telephone	Yes <input checked="" type="radio"/> No <input type="radio"/>	> \$ _____
4. Gas	Yes <input checked="" type="radio"/> No <input type="radio"/>	> \$ _____
5. Cable TV	Yes <input checked="" type="radio"/> No <input type="radio"/>	> \$ _____
6. Storm Sewer	Yes <input checked="" type="radio"/> No <input type="radio"/>	> \$ _____
7. Sanitary Sewer	Yes <input checked="" type="radio"/> No <input type="radio"/>	> \$ _____
8. Water	Yes <input checked="" type="radio"/> No <input type="radio"/>	> \$ _____

Site Development

(All off-site costs beyond 100 foot utility tie-ins are local ineligible expenses, but shall be identified and included in the budget estimate under ineligible site development costs.)

<u>Site Development Costs</u>	<u>Eligible</u>	<u>Ineligible</u>
1. Utilities.....	> \$ 199,338	\$ _____
2. Cut, Fill & Rough Grading.....	> \$ 329,155	\$ _____
3. Special Foundation Support (pilings, etc.).....	> \$ 414,423	\$ _____
4. Paving, curbs, gutters & sidewalks.....	> \$ 674,989	\$ 15,395
5. Retaining Walls.....	> \$ 288,461	\$ _____
6. Landscaping.....	> \$ 264,359	\$ _____
7. Signage.....	> \$ 0	\$ _____
8. Lighting.....	> \$ 64,103	\$ _____
9. Removal of underground tanks.....	> \$ 0	\$ _____
10. Removal of toxic materials.....	> \$ 0	\$ _____
11. Rock removal.....	> \$ 0	\$ _____
12. Traffic signals.....	> \$ 0	\$ _____
13. Other (Specify): <u>Site Drainage for Bioswales</u>	> \$ 64,101	\$ _____
14. Other (Specify): _____	> \$ _____	\$ _____
15. TOTAL SITE DEVELOPMENT COSTS:.....	> \$ 2,298,929	\$ 15,395

FINANCIAL INFORMATION

Normal Public Construction Costs in the Applicant's Area

For projects with new construction only (i.e., constructing a totally new library building or the expansion to an existing building)

Construction Cost Index Approach:

To justify the eligible projected construction cost estimate for new construction, applicants shall complete the following:

1) January 2002 current costs per square foot:

- A. For new facilities: **\$202 /SF**
 B. For square footage added to an existing building, i.e. "expansions": **\$238 /SF**

Multiply the appropriate County Locality adjustment Factor (2B) by the appropriate new cost per square foot figure (2C) (See section 20436 (c) (1) to obtain the "Locally Adjusted Construction Cost per Square Foot" figure (2D):

2)A. County: >	San Mateo	County Locality	B. Adjustment Factor: >	1.14	X	C. New Cost/SF: >	\$ 202 /SF = D. >	\$ 230 /SF
	Name of Project County						(Select: 1A or 1B)	
[Example:	Solano		1.07	X		\$ 202 /SF =	\$ 216 /SF]	

3) A. Locally Adjusted Construction Cost Per Square Foot: > \$ 230 /SF
 (Re-enter Line 2D)

The "Locally Adjusted Construction Cost per Square Foot" (3A) figure may be increased by 1/5 percent per month for each month from January 1, 2002, through to the estimated mid-point of construction of the project.

Multiply the number of months (4A) times .002 (1/5%) to get an inflation factor (4B). Multiply the inflation factor (4B) times the "Locally adjusted Construction Cost per Square Foot" figure (4C) to get an "Additional Cost per Square Foot" figure (4D)

4) A. of Months: >	56	X .002 =	B. Factor: >	.112	X	C. Construction \$/SF: >	\$ 230 /SF =	D. >	\$ 26 /SF
		(1/5%)					(Re-enter 3A)		
[Example	14	X .002 =	.028	X		\$ 216 /SF =	\$ 6 /SF]		

Add the resulting "Additional Cost per Square Foot" figure (5A) to the "Locally Adjusted Construction Cost per Square Foot" figure (5B) to get the "Eligible Projected Construction Cost per Square Foot" figure (5C):

5) A. Cost/SF: >	\$ 26 /SF +	B. Construction \$/SF: >	\$ 230 /SF =	C. Construction \$/SF: >	\$ 256 /SF
	(Re-enter 4D)		(Re-enter 4C)		
[Example	\$ 6 /SF +	\$ 216 /SF =	\$ 222 /SF]		

The total "Eligible Projected Construction Cost" for the project is calculated by multiplying the "Eligible Projected Construction Cost per Square Foot" figure (5C) by the total number of square feet of new construction:

6) The Eligible Projected Construction \$/SF:	>	\$ 256 /SF
Multiplied By		(Re-enter 5C)
7) The Square Footage of New Construction:	>	22,558 SF
Equals		
8) The Eligible Projected Construction Cost:	>	\$ 5,774,848

If the projected construction cost estimated by the project architect is lower than the figure in Line 8, the applicant shall use the lower figure as the normal public construction cost in the applicant's area.

A 10% project contingency amount is allowed and is calculated by multiplying the total Eligible Projected Construction Cost by 10%:

9) Eligible Contingency: (10% of Line 8)	>	\$ 577,485
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Comparable Public Construction Approach:

As an alternate to the Construction Cost Index approach to estimating normal construction costs in the applicant's area, the applicant may employ a local public construction cost comparison approach to calculate the Eligible Projected Construction Cost figure. [See section 20436 (c) (3)]. List a minimum of three comparable public construction projects that have been bid within the applicant's County within three years of the Board's deadline for application.

Comparable public construction projects are public libraries, community colleges, post offices, museums, courthouses, city halls, auditoriums, convention centers, civic centers, senior citizens centers, public schools, and recreation centers.

The costs listed shall be for construction of the building only and exclusive of any site acquisition, demolition, development, utilities, or landscaping; surface and under building parking; works of art; shelving; furniture; built-in service desks, counters, workstations, or other casework; movable equipment; or architectural and engineering fees.

	Project	Date Bid	Construction Cost/SF	Example:
A. >	_____	_____	\$ _____ /SF	\$ 230 /SF
B. >	_____	_____	\$ _____ /SF	\$ 210 /SF
C. >	_____	_____	\$ _____ /SF	\$ 220 /SF
D. >	_____	_____	\$ _____ /SF	_____ /SF
E. TOTAL		>	\$ _____ /SF	\$ 660 /SF

10) Locally Determined Comparable Cost per Square Foot (\$/SF):

> \$ _____ /SF Divided by > _____ = > \$ _____ 0 /SF
 Re-enter Line E # of Projects Locally Determined Comparable Cost per Square Foot

[Example \$ 660 /SF Divided By 3 = \$ 220 /SF]

The "Locally Determined Comparable Cost per Square Foot" (10) figure may be increased by 1/5 percent per month for each month from January 1, 2002, through to the estimated mid-point of construction of the project.

Multiply the number of Months (11A) times .002 (1/5%) to get an inflation factor (11B). Multiply the inflation factor (11B) times the "Locally Determined Comparable Cost per Square Foot" figure (11C) to get the "Additional Cost per Square Foot" figure (11D):

Number	Inflation	Locally Determined	
11) A. of Months: > _____ X .002 = _____ (1/5%)	B. Factor: > _____ X	C. Comparable \$/SF: > _____ (Re-enter 10)	D. > \$ _____ /SF
[Example 14 X .002 = .028 X		\$ 220 /SF =	\$ 6 /SF]

Adding the resulting "Additional Cost per Square Foot" figure (12A) to the "Locally Determined Construction Cost per Square Foot" figure (12B) gives the "Eligible Projected Construction Cost per Square Foot" figure (12C):

Additional	Locally Determined	Eligible Projected
12) A. Cost/SF: > \$ _____ /SF + (Re-enter 11D)	B. Construction \$/SF: > _____ (Re-enter 11C)	C. Construction \$/SF: > \$ _____ /SF
[Example \$ 6 /SF +	\$ 220 /SF =	\$ 226 /SF]

The "Eligible Projected Construction Cost" is calculated by multiplying the "Eligible Projected Construction Cost per Square Foot" figure (12C) times the square footage of new construction:

13) The Eligible Projected Construction \$/SF:	> \$ _____ /SF (Re-enter 12C)
Multiplied By	
14) The Square Footage of New Construction:	> _____ SF
Equals	
15) The Eligible Projected Construction Cost:	> \$ _____

If the projected construction cost estimated by the project architect is lower than the figure in Line 15, the applicant shall use the lower figure as the normal public construction cost in the applicant's area.

A 10% project contingency amount is allowed and is calculated by multiplying the total Eligible Projected Construction Cost by 10%:

16) Eligible Contingency: (10% of Line 15) > \$ _____

Library Project Budget (All projects except Multipurpose Projects)

If there are no costs in any line item below for the project, specify by putting a zero "0" in the blank provided.

		<u>Eligible</u>	<u>Ineligible</u>
1)	New Construction..... >	\$ 5,774,848	\$ 1,155,190
2)	Remodeling Construction..... >	\$ 0	\$ 0
3)	Contingency..... >	\$ 577,485	\$ 240,000
4)	Appraised Value of Building..... >	\$ 0	\$ 0
5)	Appraised Value of Land..... >	\$ 3,860,000	\$ 0
6)	Site Development..... >	\$ 2,298,929	\$ 15,395
7)	Site Demolition..... >	\$ 51,961	\$ 0
8)	Site Permits & Fees..... >	\$ 161,500	\$ 0
9)	Site Option to Purchase Agreement..... >	\$ 0	\$ 0
10)	Furnishings & Equipment Costs..... >	\$ 1,042,124	\$ 0
11)	Signage..... >	\$ 83,333	\$ 0
12)	Architectural & Engineering Costs..... >	\$ 1,192,085	\$ 7,500
13)	Construction Cost Estimator Fees..... >	\$ 38,000	\$ 0
14)	Interior Designer Fees..... >	\$ 67,500	\$ 0
15)	Geotechnical/Geohazard Reports..... >	\$ 60,000	\$ 0
16)	Hazardous Materials Consultant Fees..... >	\$ 30,000	\$ 0
17)	Energy Audit, Structural Engineering, Feasibility & ADA Studies..... >	\$ 0	\$ 0
18)	Library Consultant Fee..... >	\$ 29,400	\$ 0
19)	Construction Project Management..... >	\$ 175,000	\$ 0
20)	Other Professional Fees..... >	\$ 102,000	\$ 0
21)	Local Project Administration Costs..... >	\$ 0	\$ 0
22)	Works of Art..... >	\$ 0	\$ 0
23)	Relocation Costs & Moving Costs..... >	\$ 0	\$ 0
24)	Acquisition of Library Materials..... >	\$ 0	\$ 0
25)	Other (Specify): _____ >	\$ 0	\$ 0
26)	Other (Specify): _____ >	\$ 0	\$ 0
27)	Other (Specify): _____ >	\$ 0	\$ 0
28)	TOTAL PROJECT COSTS: >	\$ 15,544,165	\$ 1,418,085

Sources of Project Revenue (All projects except Multipurpose Projects)

29)	State Matching Funds (65% of Line 28 ¹ Eligible Costs).....	>	\$	10,103,707
30)	Local Matching Funds (Line 28 Eligible Costs minus Line 29).....	>	\$	5,440,458

[Must also equal the total of Lines 31 - 35]

Sources of Local Matching Funds:

31)	City.....	>	\$	5,440,458
32)	County.....	>	\$	0
33)	Special District.....	>	\$	0
34)	Private.....	>	\$	0
35)	Other (Specify):	>	\$	0
36)	Local Credits [Land ² and A&E Fees].....	>	\$	4,055,313
37)	Adjusted Local Match [Line 30 minus Line 36].....	>	\$	1,385,145
38)	Supplemental Local Funds [Same as Line 28 ineligible].....	>	\$	1,418,085
39)	TOTAL PROJECT INCOME: [Add Lines 29, 30, and 38].....	>	\$	16,962,250

¹ Up to a maximum of \$20,000,000² Land credit is not allowed for land acquired by funds from the "Class Size Reduction Kindergarten-University Public Education Facilities Bond Act of 1998" [See Education Code section 19995 (c) which references Part 68 (commencing with section 100400 of the Education Code)]**Projected Library Operating Budget**(New Public Libraries, including Conversion Projects except Multipurpose Projects)

EXPENDITURES		INITIAL START-UP EXPENSES		ANNUAL EXPENSES
1. Salaries/Benefits	>	\$	279,594	\$ 287,982
2. Facilities Costs	>	\$	359,510	\$ 377,486
Insurance				
Maintenance [Including Custodial, Trash, Landscaping, etc.]				
Security				
Utilities				
Other (Specify):				
3. Equipment & Supplies Costs	>	\$	12,763	\$ 21,777
Equipment				
Supplies				
4. Materials	>	\$	250,045	\$ 80,000
Books, AV, Magazines, & Newspapers				
Electronic Services & Subscriptions				
Other Formats				
5. Other Allocations (As applicable to the proposed project)	>	\$	0	\$ 0
Administrative/Business Office				
Branch Operations				
Circulation Services				
Facilities & Capital Coordination				
Program Planning				
Technical Services				
Other (Specify):				
6. Miscellaneous (Other)	>	\$		\$
7. TOTAL EXPENDITURES:	>	\$	901,912	\$ 767,245

Multipurpose Project Budget (With Library Project Budget) *(Multipurpose Projects Only)*

If there are no costs in any line item below for the project, specify by putting a zero "0" in the blank space provided.

Line Items:	A Library ¹ Dedicated Eligible	B Library Portion of Common Eligible	C Library Total Eligible	D Library Total Ineligible	E Other ² Total Ineligible
1. New Construction	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
2. Remodeling Construction	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
3. Contingency	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
4. Appraised Value of Building	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
5. Appraised Value of Land	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
6. Site Development	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
7. Site Demolition	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
8. Site Permits & Fees	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
9. Site Option Agreement	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
10. Furnishings & Equipment Costs	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
11. Signage	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
12. Architectural & Engineering Fees	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
13. Construction Cost Estimator Fees	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
14. Interior Designer Fees	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
15. Geotechnical/Geohazard Reports	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
16. Hazardous Materials Consultant Fees	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
17. Energy Audit, Structural, ADA, & Engineering Feasibility Studies	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
18. Library Consultant Fees	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
19. Construction/Project Management	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
20. Other Professional Fees	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
21. Local Project Administration Costs	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
22. Works of Art	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
23. Relocation Costs & Moving Costs	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
24. Acquisition of Library Materials	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
25. Other (Specify): _____	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
26. Total Project Costs:	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0

¹ *Library means that portion of the project that provides space for the delivery and support of public library direct services, including joint use school library services (co-location or joint venture).*

² *"Other" uses means any other space that does not provide for the delivery and support of public library direct services.*

Sources of Multipurpose Project Revenue (Multipurpose Projects Only)

27.	State Matching Funds (65% of Line 26 total eligible costs ¹).....	>	\$
28.	Local Matching Funds.....	>	\$

[Column C, Line 26 minus Line 27. Must also equal the total of Lines 29 -33.]

Sources of Local Matching Funds:

29.	City.....	>	\$
30.	County.....	>	\$
31.	Special District.....	>	\$
32.	Private.....	>	\$
33.	Other (Specify):	>	\$
34.	Local Credits [Land ² and A&E Fees].....	>	\$
35.	Adjusted Local Match (Line 28 minus Line 34).....	>	\$
36.	Supplemental Local Funds (Same as Line 26 Library (D) and Other (E) Total Ineligible).....	>	\$
37.	TOTAL PROJECT INCOME: (Add Lines 27, 28 and 36).....	>	\$

¹ Up to a maximum of \$20,000,000

² Land credit is not allowed for land acquired by funds from the "Class Size Reduction Kindergarten-University Public Education Facilities Bond Act of 1998" [See Education Code section 19995 (c) which references Part 68 (commencing with section 100400 of the Education Code)]

Projected Library Operating Budget (Multipurpose New Construction and Conversion Projects Only)

<u>EXPENDITURES</u>		<u>INITIAL START-UP EXPENSES</u>	<u>ANNUAL EXPENSES</u>
1. Salaries/Benefits	>	\$	\$
2. Facilities Costs	>	\$	\$
Insurance			
Maintenance [Including Custodial, Trash, Landscaping, etc.]			
Security			
Utilities			
Other (Specify):			
3. Equipment & Supplies Costs	>	\$	\$
Equipment			
Supplies			
4. Materials	>	\$	\$
Books, AV, Magazines, & Newspapers			
Electronic Services & Subscriptions			
Other Formats			
5. Other Allocations (As applicable to the proposed project)	>	\$	\$
Administrative/Business Office			
Branch Operations			
Circulation Services			
Facilities & Capital Coordination			
Program Planning			
Technical Services			
Other (Specify):			
6. Miscellaneous (Other)	>	\$	\$
7. TOTAL EXPENDITURES:	>	\$	\$

Financial Capacity *(New Construction and Conversion Projects Only)*

Applicants with new public library projects shall describe their financial capacity to open and maintain operation of the proposed library including anticipated revenue sources for library operations support.

The City of Redwood City has, is and will continue to be committed to providing excellent library services to its residents. The sources of revenue for the Redwood City Public Library, which will be extended to the Redwood Shores Community Library, include: General Funds, Fines and Fees, State Library Grants, and Contractual Fees for Service with other Public Agencies. Additionally, the Friends of the Redwood City Library and the Redwood City Library Foundation have both been very actively supportive of raising funds to enhance services, programs and materials. Fully 9.1% of the City's General Fund is dedicated to library operations, which - in a City that includes a Police and Fire Department - is reflective of its commitment to library service. Additionally, the new Redwood Shores Community Library has been designed to support events that could generate revenue for the library.

Even in the current economic situation, Redwood City fares better than other public agencies in the region. The City has, through its Council leadership over the years, maintained prudent financial management and reserves. The staff is currently developing financial and budgeting scenarios for the next five plus years to ensure that all decisions are made with an understanding of the future impacts. Although revenues are down, as they are across the region and state, the City is managing budget reconciliations with minimal impact to services.

Given the established commitment to library service, as well as the strong financial management capacity of the City, Redwood City is positioned to build, open, and operate a library in the Redwood Shores community that will serve this historically underserved population.

PROJECT TIMETABLE

Provide the timetable for the proposed project.

Show estimated dates of completion for future activities, as well as actual dates for activities already completed.

<u>ACTIVITY</u>		<u>DATE</u>
1. Planning and Land Use Permits Obtained (If Applicable)	>	06/10/04
2. Site Acquired (Obtain Possession by Purchase, Donation or Lease)	>	08/08/69
3. Schematic Plans Completion	>	07/01/04
4. Design Development Plans Completion	>	12/09/04
5. Working Drawings (90%) Completion	>	06/10/05
6. Construction Documents Completion	>	08/05/05
7. Project Advertised for Bids	>	08/15/05
8. Start of Construction	>	12/05/05
9. Estimated Mid-Point of Construction	>	08/11/06
10. Completion of Construction	>	04/20/07
11. Opening of Library Building to the Public	>	07/14/07
12. Final Fiscal & Program Compliance Review Completed	>	10/04/07

APPLICATION CERTIFICATION

SIGNATURES

The parties below attest to and certify the accuracy and truthfulness of the application for California Reading and Literacy Improvement and Public Library Construction and Renovation Bond Act of 2000 funds. If the application is successful, the applicant agrees to execute the project on the basis of the application data provided herein including all supporting documents.

AUTHORIZED OFFICIAL OF THE APPLICANT JURISDICTION

Signature of Mayor, Chairperson of Board of Supervisors, or Head of District, authorized to make application for the local jurisdiction.

> 
Signature

> 3/24/03
Date

> Richard S. Claire
Name (type)

> Mayor, City of Redwood City
Title (type)

LIBRARY DIRECTOR OF THE OPERATING LIBRARY JURISDICTION

I hereby affirm that the library jurisdiction, for which I am the administrative agent, approves of the application and will operate the facility as a public library after its completion.

> 
Signature

> 3/24/03
Date

> Yvonne Chen
Name (type)

> Library Director
Title (type)

- **SUBMIT COMPLETED APPLICATION FORM AND SUPPORTING DOCUMENTS ACCORDING TO INSTRUCTIONS IN SECTION 20440**
- **MAIL APPLICATION AND SUPPORTING DOCUMENTS TO:**

**Bond Act Fiscal Officer
Office of Library Construction
1029 J Street, Suite 400
Sacramento, CA 95814-2825**